

CURRENT OWNER		TOPO		UTILITIES		STRT / ROAD		LOCATION		CURRENT ASSESSMENT			
FOX, DONALD J & VERA J TRS DONALD J & VERA J FOX LIVING TR 86 JILLIANN'S WAY		2	Above Street	2	Public Water	1	Paved			Description RESIDNTL RES LAND	Code 1010 1010	Assessed 586,900 184,500	Assessed 586,900 184,500
		4	Rolling	4	Gas								
COTUIT MA 02635		<b>SUPPLEMENTAL DATA</b>						Plan Ref. 533/41		<div style="text-align: center; font-size: 2em; font-weight: bold;">VISION</div>			
		Alt Prcl ID		Split Zonin		Land Ct#		Life Estate					
		#DL 1 LOT 2		#DL 2		PP STATU		Assoc Pid#		Total 771,400 771,400			

RECORD OF OWNERSHIP		BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRIC		VC		PREVIOUS ASSESSMENTS (HISTORY)								
MECCA, STEVEN & MICHELLE		35735	187	04-14-2023		Q	I			890,000		00		Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
FOX, DONALD J & VERA J TRS		18788	0045	07-01-2004		U	I			1		1F		2023	1010	522,100	2022	1010	437,500	2021	1010	372,300
FOX, DONALD J & VERA J TRS		18788	0042	07-01-2004		U	I			1		1F			1010	182,300		1010	129,600		1010	129,600
FOX, DONALD J & VERA J		15433	0225	08-02-2002		Q	I			527,000		00									1010	4,300
BURKE, DAVID J & JUDITH C		12617	0162	10-22-1999		Q	I			302,000		00		Total		704,400	Total		567,100	Total		506,200

EXEMPTIONS			OTHER ASSESSMENTS						
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int	
Total			0.00					This signature acknowledges a visit by a Data Collector or Assessor	

ASSESSING NEIGHBORHOOD				APPRAISED VALUE SUMMARY		
Nbhd	Nbhd Name	B	Tracing	Batch		
0106				COTUIT		
<b>NOTES</b>					Appraised Bldg. Value (Card)	525,800
					Appraised Xf (B) Value (Bldg)	52,800
					Appraised Ob (B) Value (Bldg)	8,300
					Appraised Land Value (Bldg)	184,500
					Special Land Value	0
					Total Appraised Parcel Value	771,400
					Valuation Method	C
					Total Appraised Parcel Value	771,400

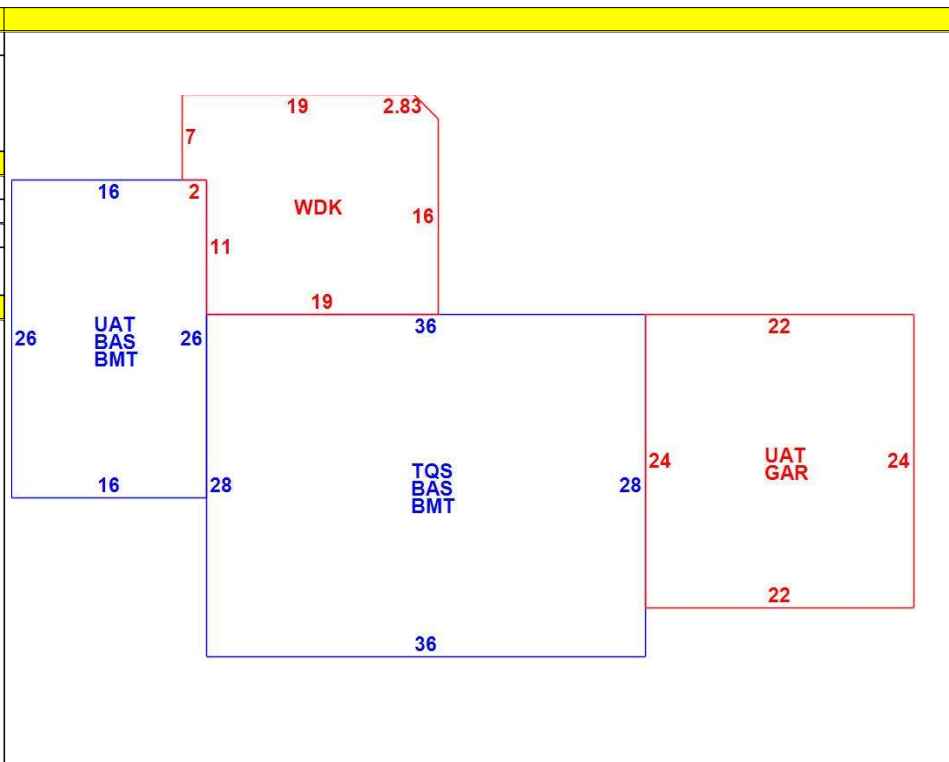
BUILDING PERMIT RECORD								VISIT / CHANGE HISTORY						
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Type	Is	Cd	Purpost/Result
38341	05-11-1999	DW	Dwelling	113,520	01-01-2000	100	01-01-2000		11-14-2022	SR	01		03	Cycl Insp Comp
									03-31-2022	BM	22		22	Change of Address
									06-11-2020	WD			FR	Field Review
									11-12-2015	AL	03		16	In Office Review
									08-27-2014	JR	03		16	In Office Review
									03-26-2014	SR	02		03	Cycl Insp Comp
									06-04-2012	TP	03		16	In Office Review

LAND LINE VALUATION SECTION																		
B	Use Code	Description	Zone	LA	Land Units	Unit Price	Size Adj	AC Disc	Site Index	Cond.	Nbhd.	Nbhd. Adj	Notes	Location Adjustmen	Adj Unit P	Land Value		
1	1010	Single Fam M-0	RF	2	0.540	AC	176,344.00	1.68474	1.0000	5	1.00	0106	1.150		1.0000	341,666.5	184,500	
Total Card Land Units					0.54	AC	Parcel Total Land Area					0.54	Total Land Value					184,500

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	04	Cape Cod			
Model	01	Residential			
Grade:	C+	Average Plus			
Stories	1.75	1 3/4 Stories			
Exterior Wall 1	14	Wood Shingle			
Exterior Wall 2	11	Clapboard			
Roof Structure	03	Gable/Hip			
Roof Cover	03	Asph/F Gls/Cmp			
Interior Wall 1	05	Drywall			
Interior Wall 2					
Interior Floor 1	12	Hardwood			
Interior Floor 2					
Heat Fuel	03	Gas			
Heat Type	04	Hot Air			
AC Type	03	Central			
Bedrooms	04	4 Bedrooms			
Full Baths	2				
Half Baths	1				
Extra Fixtures					
Total Rooms	7	7 Rooms			
Bath Style					
Kitchen Style					
Occupancy					
Usrflid 105					
Accessory Apt					
Foundation Alt	01	Poured Conc.			
Rms Prts					
Bath Split	21	2 Full-1 Half			

CONDO DATA				
Parcel Id	C	Owne	0.0	
Adjust Type	Code	Description	Factor%	
Condo Flr	Condo Unit			

COST / MARKET VALUATION	
Building Value New	590,787
Year Built	1999
Effective Year Built	2005
Depreciation Code	A
Remodel Rating	
Year Remodeled	
Depreciation %	11
Functional Obsol	0
External Obsol	0
Trend Factor	1
Condition	
Condition %	
Percent Good	89
RCNLD	525,800
Dep % Ovr	
Dep Ovr Comment	
Misc Imp Ovr	
Misc Imp Ovr Comment	
Cost to Cure Ovr	
Cost to Cure Ovr Comment	



OB - OUTBUILDING & YARD ITEMS(L) / XF - BUILDING EXTRA FEATURES(B)										
Code	Description	L/B	Units	Unit Price	Yr Blt	Cond. Cd	% Gd	Grade	Grade Adj.	Appr. Value
FPL2	Fireplace 1.5 s	B	1	6000.00	2007		89		0.00	5,300
WDC	Deck composit	L	354	24.00	2022		100		0.00	8,300
GAR	Attached Gara	B	528	40.00	2007		89		0.00	17,100
BMT	Basement-Unfi	B	1,424	26.01	2007		89		0.00	30,400

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	1,424	1,424	1,424	271.88	387,151
BMT	Basement Area	0	1,424	0	0.00	0
GAR	Attached Garage	0	528	0	0.00	0
TQS	Three Quarter Story	655	1,008	655	176.67	178,079
UAT	Attic, Unfinished	0	944	94	27.07	25,556
WDK	Wood Deck	0	354	0	0.00	0
Ttl Gross Liv / Lease Area		2,079	5,682	2,173		590,786

